



*6,320 SF+- OFFICE FOR SALE*

883 Commerce Drive

Conyers, GA 30094



# SUMMARY

For sale is a two story 4-sided brick office building totaling 6,320 square feet with 4 units of 1,580 square feet+-. Each unit is separately metered allowing an owner to occupy 25% to 100% of the building, generate rental income from excess space that could later be occupied as the business grows.

Each unit has an efficient layout with 4 to 5 offices and two restrooms. Abundant parking is located at both the front and rear.

The location in Conyers is convenient I-20.



# KEY FACTS

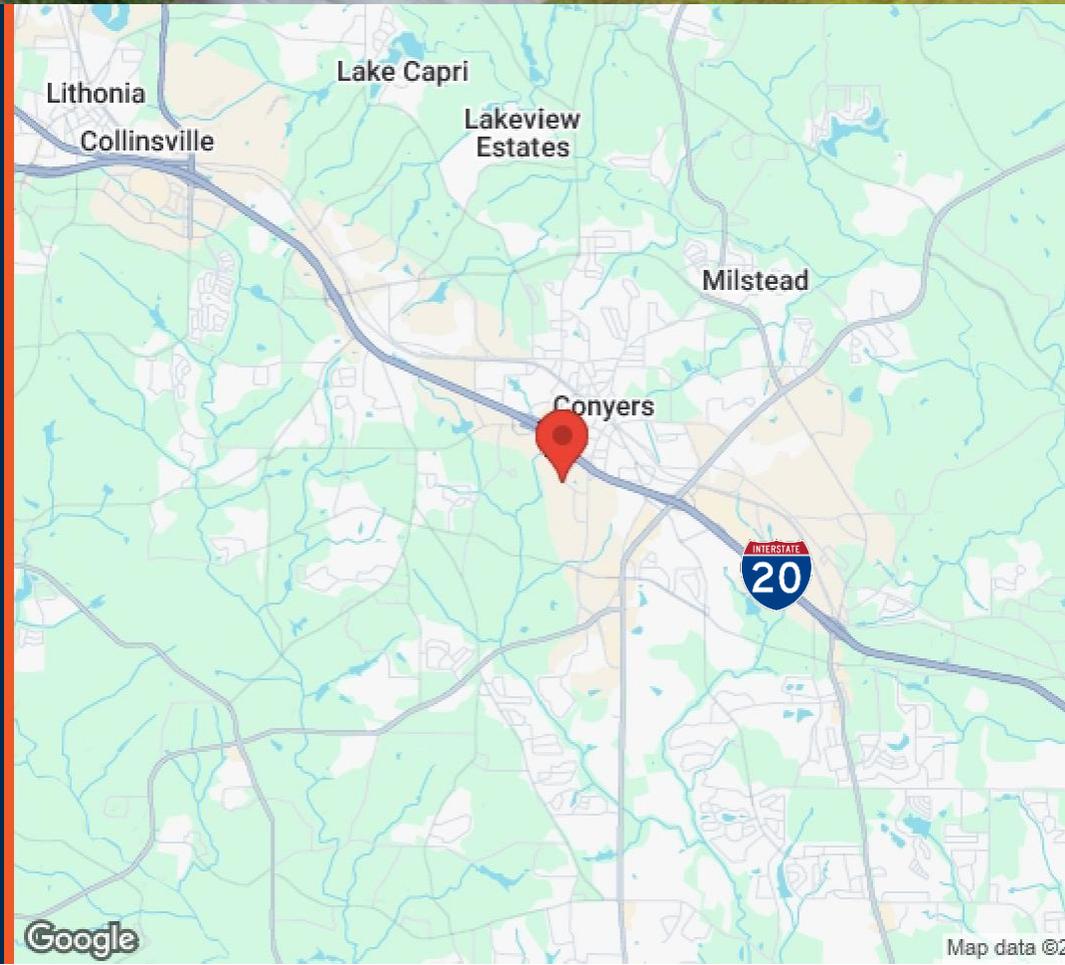
Offering Price	\$725,000.00
Building SqFt	6,320 SqFt+-
Unit SqFt	4 @ 1,580 SqFt+-
Year Built	1994
Parcel ID	C12-0-01-0033
Zoning Type	Office Institutional (OI)
Lot Size (acres)	0.45+-
Property Tax	\$11,328.09 \ 2025





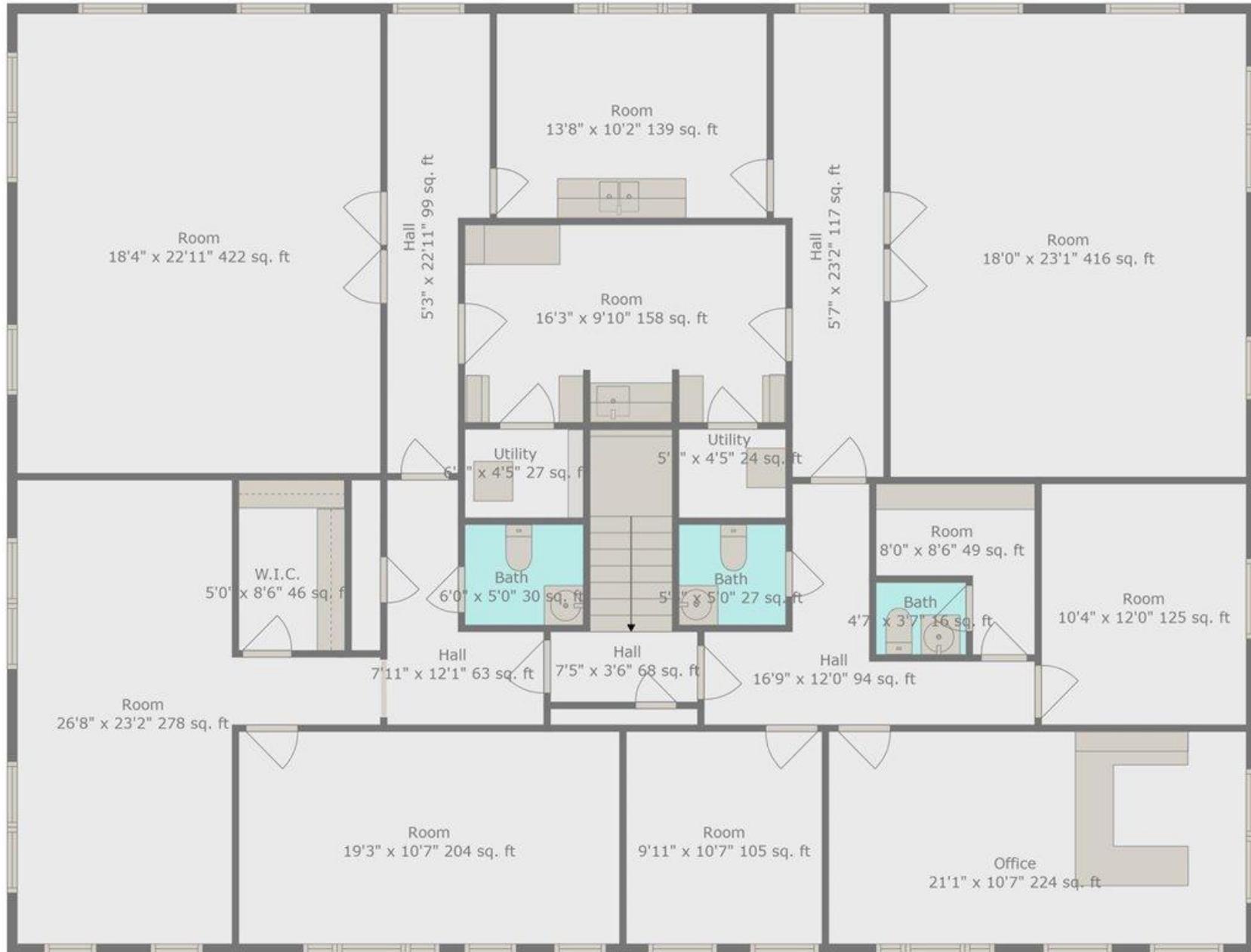
## HIGHLIGHTS

- 6,320 SF+- 2 story office
- 4 units each 1,580 SF+- / separately metered
- Owner occupy and generate income from rental units
- Abundant parking
- No owner association dues
- Professional business park setting
- Convenient access to I-20





1st Floor



# 2nd Floor



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DETAILS.

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